

AFTER RECORDING RETURN TO:



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**THIRD AMENDMENT TO
COMMUNITY COVENANT**

THE BROWNSTONE AT THE SUMMIT
[WILLIAMSON COUNTY, TEXAS]

Declarant: NOVAK BROTHERS TEXAS BROWNSTONES, LLC, a Texas limited liability company

Cross-reference to Community Covenant for The Brownstone at The Summit, recorded as Document No. 2011041359, in the Official Public Records of Williamson County, Texas, as amended by that certain First Amendment to Community Covenant for The Brownstone at The Summit, recorded as Document No. 2012018310, in the Official Public Records of Williamson County, Texas, as amended by that certain Second Amendment to Community Covenant for The Brownstone at The Summit, recorded as Document No. 2013078480, in the Official Public Records of Williamson County, Texas.

**THIRD AMENDMENT TO COMMUNITY COVENANT FOR
THE BROWNSTONE AT THE SUMMIT**

This Third Amendment to Community Covenant for The Brownstone at The Summit (the "Amendment") is made by NOVAK BROTHERS TEXAS BROWNSTONES, LLC, a Texas limited liability company ("Declarant"), and is as follows:

RECITALS:

A. Declarant previously executed and recorded that certain Community Covenant for The Brownstone at The Summit, recorded as Document No. 2011041359, in the Official Public Records of Williamson County, Texas, as amended by that certain First Amendment to Community Covenant for The Brownstone at The Summit, recorded as Document No. 2012018310, in the Official Public Records of Williamson County, Texas, as amended by that certain Second Amendment to Community Covenant for The Brownstone at The Summit, recorded as Document No. 2013078480, in the Official Public Records of Williamson County, Texas (the "Community Covenant").

B. Pursuant to *Section 14.03* of the Community Covenant, the Community Covenant may be amended by Declarant acting alone and unilaterally.

C. Declarant desires to amend the Community Covenant as set forth hereinbelow.

NOW THEREFORE, Declarant hereby amends and modifies the Community Covenant as follows:

1. Signs. *Section 3.12 (ii)* of the Community Covenant is hereby deleted in its entirety and replaced with the following:

3.12. Signs.

(ii) one (1) temporary "For Sale" sign placed on the Lot. The sign will be limited to a maximum face area of one (1) square foot on each visible side and mounted on a 4x4 foot frame post with white painted arm. The overall height of the sign from finished grade at the spot where the sign is located may not exceed four (4) feet. The sign shall only list the contact number of the real estate agent. The sign must be removed within two (2) business days following the sale of the Lot. Signs advertising a Lot for lease or rent are prohibited;

[SIGNATURE PAGE FOLLOWS]

Executed to be effective on this 1st day of April, 2014.

DECLARANT:

NOVAK BROTHERS TEXAS BROWNSTONES, LLC,
a Texas limited liability company,

By: *Jim Cramer*

Printed Name: Jim Cramer

Title: VP

THE STATE OF TEXAS §

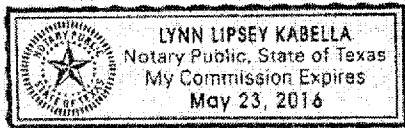
COUNTY OF Williamson §

This instrument was acknowledged before me this 1st day of April, 2014
by Jim Cramer, Vice President of Novak Brothers Texas Brownstones, LLC, a
Texas limited liability company, on behalf of said limited liability company.

(SEAL)

Lynn Lipsey Kabella

Notary Public Signature



2014023916

Electronically Recorded

OFFICIAL PUBLIC RECORDS

Nancy E. Rister

Nancy E. Rister, County Clerk

2014 April 07 11:12 AM

FEE: \$29.00 PGS 4

Williamson County Texas